

PROPERTY LOCATION

| No | Alt No | Direction/Street/City |
|-----|--------|-----------------------|
| 161 | | SYLVIA ST, ARLINGTON |

OWNERSHIP

| OWNERSHIP | | | Unit #: |
|-----------|-------------------------|-------|------------|
| Owner 1: | GUPTA ASHUTOSH & SUMATI | | |
| Owner 2: | | | |
| Owner 3: | | | |
| Street 1: | 161 SYLVIA ST | | |
| Street 2: | | | |
| Twn/City: | ARLINGTON | | |
| St/Prov: | MA | Cntry | Own Occ: Y |
| Postal: | 02476 | Type: | |

PREVIOUS OWNER

| | | | |
|-----------|------------------------------|-------|--|
| Owner 1: | FRATELLO STEPHEN/TRUSTEE - | | |
| Owner 2: | 161 SYLVIA ST REALTY TRUST - | | |
| Street 1: | 161 SYLVIA ST | | |
| Twn/City: | ARLINGTON | | |
| St/Prov: | MA | Cntry | |
| Postal: | 02476 | | |

NARRATIVE DESCRIPTION

This parcel contains .156 Sq. Ft. of land mainly classified as One Family with a Cape Building built about 1958, having primarily Wood Shingle Exterior and 1812 Square Feet, with 1 Unit, 0 Bath, 2 3/4 Baths, 1 HalfBath, 7 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

| Code | Descrip/No | Amount | Com. Int |
|------|------------|--------|----------|
| | | | |
| | | | |
| | | | |

PROPERTY FACTORS

| Item | Code | Description | % | Item | Code | Description |
|------------|------|-------------|-----|---------|------|-------------|
| Z | R1 | SINGLE FA | 100 | water | | |
| o | | | | Sewer | | |
| n | | | | Electri | | |
| Census: | | | | Exmpt | | |
| Flood Haz: | | | | | | |
| D | | | | Topo | 1 | Level |
| s | | | | Street | | |
| t | | | | Gas: | | |

LAND SECTION (First 7 lines only)

[illegible]

| | | | | | | | | | | | | | |
|--------------|---------|--------------|------|-------------|-----|------------|---------------|-----------|--------|---------|------------|--------|---------|
| Total AC/HA: | 0.15565 | Total SF/SM: | 6780 | Parcel LUC: | 101 | One Family | Prime NB Desc | ARLINGTON | Total: | 436,380 | SpL Credit | Total: | 436,400 |
|--------------|---------|--------------|------|-------------|-----|------------|---------------|-----------|--------|---------|------------|--------|---------|

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

Residential

CARD**ARLINGTON**

APPRAISED:

USE VALUE:

ASSESSED:

Total Card /

Total Parcel

695,900 /

695,900

695,900 /

695,900

695,900 /

695,900



Patriot
Properties Inc.

USER DEFINED

| | |
|----------------|--------|
| Prior Id # 1: | 119311 |
| Prior Id # 2: | |
| Prior Id # 3: | |
| Prior Id # 1: | |
| Prior Id # 2: | |
| Prior Id # 3: | |
| Prior Id # 1: | |
| Prior Id # 2: | |
| Prior Id # 3: | |
| ASR Map: | |
| Fact Dist: | |
| Reval Dist: | |
| Year: | |
| LandReason: | |
| BldReason: | |
| CivilDistrict: | |
| Ratio: | |

ACTIVITY INFORMATION

| Date | Result | By | Name |
|------------|--------------|-----|-----------|
| 8/25/2018 | Inspected | BS | Barbara S |
| 7/20/2018 | MEAS&NOTICE | BS | Barbara S |
| 6/16/2014 | External Ins | PC | PHIL C |
| 10/20/2008 | Meas/Inspect | 189 | PATRIOT |
| 1/4/2000 | Meas/Inspect | 243 | PATRIOT |
| 7/16/1993 | | AJS | |
| | | | |
| | | | |
| | | | |

Sign: _____ VERIFICATION OF VISIT NOT DATA __/__/__

IN PROCESS APPRAISAL SUMMARY

| Use Code | Land Size | Building Value | Yard Items | Land Value | Total Value | Legal Description | User Acct |
|-------------------------|-----------|--------------------------------|------------|------------|-----------------|-------------------|-----------|
| 101 | 6780.000 | 258,700 | 800 | 436,400 | 695,900 | | 119311 |
| | | | | | | | GIS Ref |
| | | | | | | | GIS Ref |
| Total Card | 0.156 | 258,700 | 800 | 436,400 | 695,900 | Entered Lot Size | |
| Total Parcel | 0.156 | 258,700 | 800 | 436,400 | 695,900 | Total Land: | |
| Source: Market Adj Cost | | Total Value per SQ unit /Card: | | 384.01 | /Parcel: 384.01 | Land Unit Type: | Insp Date |

PREVIOUS ASSESSMENT

| Tax Yr | Use | Cat | Bldg Value | Yrd Items | Land Size | Land Value | Total Value | Asses'd Value | Notes | Date | | |
|--------|-----|-----|------------|-----------|-----------|------------|-------------|---------------|---------------|------------|-----------------|-------------|
| 2022 | 101 | FV | 258,700 | 800 | 6,780. | 436,400 | 695,900 | | Year end | 12/23/2021 | PRINT | |
| 2021 | 101 | FV | 250,100 | 800 | 6,780. | 436,400 | 687,300 | | Year End Roll | 12/10/2020 | Date | Time |
| 2020 | 101 | FV | 250,100 | 800 | 6,780. | 436,400 | 687,300 | 687,300 | Year End Roll | 12/18/2019 | 12/30/21 | 17:51:25 |
| 2019 | 101 | FV | 211,400 | 800 | 6,780. | 430,100 | 642,300 | 642,300 | Year End Roll | 1/3/2019 | LAST REV | |
| 2018 | 101 | FV | 206,200 | 800 | 6,780. | 330,400 | 537,400 | 537,400 | Year End Roll | 12/20/2017 | Date | Time |
| 2017 | 101 | FV | 206,200 | 800 | 6,780. | 311,700 | 518,700 | 518,700 | Year End Roll | 1/3/2017 | 09/10/18 | 13:24:2 |
| 2016 | 101 | FV | 206,200 | 800 | 6,780. | 286,800 | 493,800 | 493,800 | Year End | 1/4/2016 | apno | |
| 2015 | 101 | FV | 193,800 | 800 | 6,780. | 268,100 | 462,700 | 462,700 | Year End Roll | 12/11/2014 | | |

SALES INFORMATION

[illegible]

BUILDING PERMITS

[illegible]

